

012.0

0001

0002.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
923,600 / 923,600  
923,600 / 923,600  
923,600 / 923,600

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
36-38		ALFRED RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: TAMOSAUSKAS CECELIA-ETAL	
Owner 2: TAMOSAUSKAS NANCY CECELIA	
Owner 3:	

Street 1: 36 ALFRED RD	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION	
This parcel contains 5,250 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1930, having primarily Vinyl Exterior and 2544 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 4 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R2
o	TWO FAMIL
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

Use	Description	LUC	No of Units	Depth /	Unit Type	Land Type	LT	Base	Unit	Adj	Neigh	Neigh	Neigh	Infl	%	Infl	%	Infl	%	Infl	%	Appraised	Alt	%			
Code	Fact		5250	PriceUnits	Sq. Ft.	Site	Factor	Value	Price	1.10	1	Influ	Mod	1		2		3		4		Value	Class	Spec	J		
104	Two Family									0	80.										462,000			Fact	Use Value	Notes	


## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	5250.000	456,700	4,900	462,000	923,600		9172
							GIS Ref
							GIS Ref
							Insp Date
							03/30/18

Patriot  
Properties Inc.

!1160!

USER DEFINED

Prior Id # 1: 9172

Prior Id # 2:

Prior Id # 3:

Date Time

12/10/20 16:49:49

PRINT

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Date Time

04/27/18 10:08:08

LAST REV

ekelly

1160

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

## PREVIOUS ASSESSMENT

Parcel ID 012.0-0001-0002.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	456,800	4900	5,250.	462,000	923,700	923,700	Year End Roll	12/18/2019
2019	104	FV	354,300	4900	5,250.	490,900	850,100	850,100	Year End Roll	1/3/2019
2018	104	FV	354,300	4900	5,250.	358,100	717,300	717,300	Year End Roll	12/20/2017
2017	104	FV	332,100	4900	5,250.	311,900	648,900	648,900	Year End Roll	1/3/2017
2016	104	FV	332,100	4900	5,250.	265,700	602,700	602,700	Year End	1/4/2016
2015	104	FV	295,500	4900	5,250.	259,900	560,300	560,300	Year End Roll	12/11/2014
2014	104	FV	295,500	4900	5,250.	213,700	514,100	514,100	Year End Roll	12/16/2013
2013	104	FV	307,600	4900	5,250.	203,300	515,800	515,800		12/13/2012

## SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	7879-180		1/1/1901	Family		No	No	Cecelia L Potemberg d.o.d. 10/6/2018 bk 60670	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/30/2018	Inspected					CC	Chris C	
2/10/2018	MEAS&NOTICE					BS	Barbara S	
4/30/2009	Meas/Inspect					372	PATRIOT	
9/27/1999	Meas/Inspect					263	PATRIOT	
10/1/1981						MM	Mary M	

Date	Result	By	Name
3/30/2018	Inspected	CC	Chris C
2/10/2018	MEAS&NOTICE	BS	Barbara S
4/30/2009	Meas/Inspect	372	PATRIOT
9/27/1999	Meas/Inspect	263	PATRIOT
10/1/1981		MM	Mary M

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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**EXTERIOR INFORMATION**

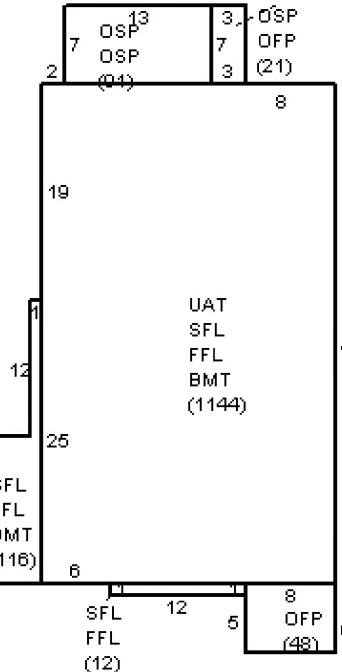
Type:	13 - Multi-Garden
Sty Ht:	2A - 2 Sty +Attic
(Liv) Units:	2 Total: 2
Foundation:	2 - Conc. Block
Frame:	1 - Wood
Prime Wall:	4 - Vinyl
Sec Wall:	%
Roof Struct:	2 - Hip
Roof Cover:	1 - Asphalt Shgl
Color:	YELLOW
View / Desir:	

**BATH FEATURES**

Full Bath:	1	Rating: Average
A Bath:	1	Rating: Fair
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

**COMMENTS**

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**SKETCH****RESIDENTIAL GRID**

1st Res Grid	Desc: Line 1	# Units: 2
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 12	BRs: 4
	Baths: 1	HB

**CONDO INFORMATION**

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

**REMODELING****RES BREAKDOWN**

Exterior:	No Unit	RMS	BRs	FL
Interior:	2	6	2	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:				
Totals				
	2	12	4	

**GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1930
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.
Const Mod:	
Lump Sum Adj:	

**INTERIOR INFORMATION**

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	%
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	5 - Steam
# Heat Sys:	2
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wall	% Sprinkled:

**MOBILE HOME**

Make:		Model:		Serial #:		Year:		Color:	
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**SPEC FEATURES/YARD ITEMS**

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	19X20	A	AV	1930	21.58	T	40	104			4,900			4,900

**CALC SUMMARY**

Basic \$ / SQ:	170.00
Size Adj.:	1.06273580
Const Adj.:	0.98980200
Adj \$ / SQ:	178.823
Other Features:	110750
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	661931
Depreciation:	205198
Depreciated Total:	456732
WtAv\$/SQ:	
AvRate:	
Ind. Val:	
Juris. Factor:	
Special Features:	0
Final Total:	456700
Val/Su Net:	104.70
Val/Su SzAd:	179.52

**PARCEL ID**

012.0-0001-0002.0

**SKETCH****IMAGE**

AssessPro Patriot Properties, Inc